

Berlin (Germany), 7th of July 2006

New shopping and leisure centre in Berlin will open in September 2007

ALEXA already has more than 60% of its commercial area contracted

While the construction of the carcass of the building is making good progress, the tenant mix is also taking shape now: with the first national and international tenants of the project under contract, ALEXA appeals to an increasing number of local restaurant operators and service providers. "60% percent of the 43,000 m² of gross lettable area (GLA) has already been contracted and we expect to have more 25% engaged until early next year," said Thomas Binder, CEO of Sonae Sierra's development activities in Germany.

All in all, the new urban anchor near Berlin's Alexanderplatz will have a GLA of 54,000 m², of which 2,000 m² will be food and beverages and 9,000 m² leisure and entertainment. The project will offer a variety of attractive retail options with 180 shop units including 17 restaurants, as well as 1,600 carparking spaces. For this purpose, Sonae Sierra and Foncière Euris are investing EUR 290 million in the shopping and leisure centre due to open in September 2007, creating approx 1,000 jobs.

Sonae Sierra attaches great importance to meeting high quality standards. The Company wants to be particularly meticulous when it comes to meeting demands with regard to comfort, security and environmental management for ALEXA, the first of its projects in the German market, in order to be able to guarantee tenants and investors sustainable success.

For all fans of Berlin, ALEXA will be a very special attraction, reflecting the atmosphere of the golden twenties. The ambience will be supported by extraordinary architecture, unique designs and Art Deco elements that are consistently used in the individual leisure areas themed Metropolis, Dance, Music and Light as well as in the Food Court.

Sonae Sierra, www.sonaesierra.com, is an international shopping centre specialist, with a passion for bringing innovation and excitement to the shopping and leisure centre industry. The company owns or co-owns 39 shopping centres in Portugal, Spain, Italy, Greece and Brazil, with a total Gross Lettable Area (GLA) of more than 1.6 million m². Currently, Sonae Sierra is developing another 15 projects in Portugal, Spain, Italy, Germany, Greece and Brazil, with a total GLA of more than 550,000 m². In 2005, its shopping centres had more than 400 million visits.

Foncière Euris specialises in the development of shopping and leisure centres in Europe. The company forms alliances with top-quality developers to invest in major projects that contribute to vitalising cityscapes. Work in progress includes the Carré de Soie development project on the outskirts of Lyons, the Paris-based Beaugrenelle shopping centre and the Manufaktura programme in Lodz, Poland. Foncière Euris S.A. is a subsidiary of the Euris Group, which also controls the Casino Group, France's second largest retail chain listed on the stock exchange.